



Attachment # 3

Policy Options

Considered

Option	Considerations	Resource Implications
Status quo with enforcement of Sign/ Business Licence Bylaw	<ul style="list-style-type: none"> • Does not address the health concerns of reducing youth access to vape shops. • Does not address concerns related to the concentration of vape shops in the city or commercial areas; new businesses would be permitted to open. • An education and awareness campaign for existing businesses is being undertaken in 2025 to help achieve the intent of the Sign and Business Licence Bylaw regulations for coverage of windows, in collaboration with the Chamber of Commerce. Subsequent enforcement to occur in 2026 for outstanding premises, subject to availability of Bylaws staff and priorities. 	<ul style="list-style-type: none"> • Enforcement would require additional resources from Bylaws. Bylaws is requesting additional bylaw officer positions in the 2026 Budget, and if approved would enable space for existing staff to enforce the Sign/Business Licence Bylaw.
Zoning Bylaw Amendment– prohibit any vape product to be sold at any store	<ul style="list-style-type: none"> • Reduces local access to vape products for the population at large, including youth. • Restricts new vape shops from opening on new sites, leading to a decrease in the concentration of vape shops/vape products over an extended period of time. • Existing sites and businesses would become legally non-conforming.* • More restrictive than the City’s current approach to cannabis, liquor, and tobacco retailers. 	<ul style="list-style-type: none"> • Can be accommodated within existing work plans and budget.
Zoning Bylaw Amendment – prohibition on age-restricted vape stores	<ul style="list-style-type: none"> • Reduces local access to vape products for the population at large, including youth. • Restricts new age-restricted vape shops from opening on new sites, leading to a decrease in the concentration of vape shops over an extended period of time. • Existing sites and businesses would become legally non-conforming.* • Despite the Sign/Business Licence Bylaw, these stores often have frosted windows, and enforcement is difficult with current staff resources. • Removes an age-restricted retail use at-grade along commercial streets. • More restrictive than the City’s current approach to cannabis, liquor, and tobacco retailers. 	<ul style="list-style-type: none"> • Can be accommodated within existing work plans and budget.

<p>Zoning Bylaw Amendment – prohibition on vape products sold as a minor or accessory part of a business (e.g. all-ages sales premises such as convenience stores, gas stations, etc.).</p>	<ul style="list-style-type: none"> • Reduces access for public at large, include youths, to vape products at gas stations, convenience stores, etc. • Restricts new all-ages sales premises from operating on new sites. • Existing sites and businesses would be considered legally non-conforming.* • More restrictive than City's approach to tobacco (e.g. tobacco can be purchased and gas stations, convenience stores). 	<ul style="list-style-type: none"> • Can be accommodated within existing work plans and budget.
<p>Zoning Bylaw Amendment – rezoning requirement for new age-restricted stores</p>	<ul style="list-style-type: none"> • Provides Council with discretion on approving locations for new businesses, potentially leading to a decrease in the concentration of vape shops over an extended period of time. • Could reduce local access to vape products for the population at large, including youth. • Existing sites and businesses would be considered legally non-conforming.* • Consistent approach with the City's Liquor Primary and Cannabis review process. • Significant staff resources are required to process rezoning applications, including 1-3 Council Reports. 	<ul style="list-style-type: none"> • Requires additional analysis to prepare policy framework and funding not available within existing department resources.
<p>Zoning Bylaw Amendment- Limitation on the location of vape stores (e.g. permitted on certain streets, certain zoning, separation from sensitive land use etc.)</p>	<ul style="list-style-type: none"> • Reduces local access to vape products for the population at large, including youth. • Limits new age-restricted vape shops from opening on new sites, potentially leading to a decrease in the concentration of vape shops over an extended period of time. • Existing sites and businesses would be considered legally non-conforming.* • Is a more nuanced approach to determine where vape stores could be permitted (e.g. certain commercial areas of the city, certain zoning schedules, etc.). • Requires staff resources to determine appropriate locations. • Requires ongoing staff resources to review where existing locations are when new applications received. 	<ul style="list-style-type: none"> • Requires additional analysis to prepare policy framework and funding not available within existing department resources.

<p>Business Licence Bylaw Amendment - addition of conditions (hours, product display, etc.) and/or increased licensing fees</p>	<ul style="list-style-type: none"> • Could reduce local access to vape products for the population at large, including youth, as less vape shops open due to increased business costs and/or operational restrictions. • Consistent approach as taken with historically problematic uses (e.g. liquor primary establishments, arcades, etc.). • Existing businesses would be subject to new conditions. • Increased fees need to be linked to staff resources (e.g. increased enforcement of regulations). Review of calls for service from Police and Bylaws does not indicate there has been an above average number of calls to vape stores or enforcement resources at this time. 	<ul style="list-style-type: none"> • Can be accommodated within existing work plans and budget.
<p>Business Licence Bylaw Amendment – set a limit on the number* of business licences issued for age-restricted vape shops across the city</p>	<ul style="list-style-type: none"> • Reduces an increase in local access to age-restricted vape shops for the population at large, including youth. • Would need to determine a method of allocating the licenses (e.g. lottery, first-come-first-served). • May not set a limit below the existing number of licenses. • Potentially requires a tandem change to the Zoning Bylaw. • If Council chooses to further explore this route additional work would be required. Significant lead time would also need to be considered before transitioning to this type of licensing scheme. 	<ul style="list-style-type: none"> • Requires additional analysis and funding not available within existing department resources.

- * If the non-conforming use is discontinued for a period of 6 months or more it would lose its protected status and be required to conform to the new zoning regulations.